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AUTO SERVICE,OTHER FOR SALE



Businesses and Franchises for Sale > Business for Sale



Location
Bassano, Alberta



Listing ID:
33778


MLS ID:
A2282005

\$500,000



 **JESSE VANSLYKE**
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 **CIR REALTY**
 403-501-7653

 940 5 Avenue , Bassano , Alberta T0J 0B0

Transaction Type For Sale	Title Fee Simple	Days On Market 125
Business Type Auto Service,Other	Zoning IND	Subdivision NONE
Building Type Warehouse	Year Built 1998	Structure Type Warehouse
Property Type Commercial	Property Sub Type Warehouse	Legal Plan 0010191
Building Area (Sq. Ft.) 3180.00	Building Area (Sq. M.) 295.43	Lot Size (Sq. Ft.) 18730
Lot Size (Acres) 0.43	Footprint (Sq. Ft.) 3180	Roof Metal
Foundation Poured Concrete	Electric 200 Amp Service	Cooling Central Air
Heating Overhead Heater(s),Forced Air,Natural Gas	Access to Property Direct Access,Paved Road,Public	Inclusions See List
Restrictions None Known	Reports Aerial Photos,Chattel/Equipment,Subdivision Plans	

Excellent opportunity to own a versatile commercial property in Bassano, Alberta, complete with a fully fenced 0.43 acre yard and a well equipped shop designed for productivity and growth. The main shop features three overhead doors measuring 10, 12, and 14 feet, along with a 16 foot ceiling height and three vehicle hoists, making it ideal for servicing large vehicles and equipment. The front portion of the building offers a welcoming display area, dedicated office space, and two washrooms, creating a functional and professional environment for both staff and customers. An additional covered and heated parking area has been added, providing extra workspace and year round convenience. The current owner operates an automotive repair and vehicle recovery and towing business from this location and is willing to include all equipment and tow trucks with the sale. This allows a new owner to step in and start earning income immediately. With its prime location along the Trans Canada Highway, this property is exceptionally well suited to continue as an automotive repair and towing operation, benefiting from highway exposure and steady demand. There is also excellent potential for expansion and future growth. Whether you are looking to take over an established operation or launch your own commercial venture, this is a rare chance to acquire a fully set up commercial facility in a strategic location.

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